

## ACHS SUMMARY FORM

M:31-7-12

(date entered 5-4-80)

1. Name: Sewall/Wright House

2. Planning Area/Site Number: 31/7/12 3. M-NCPPC Atlas Reference: Map 21  
Capitol View H.D. H-4

4. Address: Beechbank, Silver Spring

## 5. Classification Summary

Category	<u>building</u>	Previous Survey Recording	<u>M-NCPPC</u>
Ownership	<u>private</u>	Title and Date:	<u>1976 Inventory of</u>
Public Acquisition	<u>N/A</u>		<u>Historical Sites</u>
Status	<u>occupied</u>		
Accessible	<u>no</u>	Federal	<u>State</u> <u>x</u> <u>County</u> <u>x</u> <u>Local</u>
Present use	<u>private residence</u>		

6. Date: 1907

7. Original Owner: Annie Proctor

## 8. Apparent Condition

a. good b. altered c. original site

9. Description: This two story, square, gray shingle house is completely isolated on its nine acres off of Capitol View Avenue. It has a flat tin roof with central chimney and square copola, and a full basement which is at ground level in the rear. The front, or east, side has a four bay porch which is presently one story but originally was two stories. There is a second floor door on the right or north leading to a deck on the roof of the present porch.

The four bay south facade has a slightly protruding three facet two story two bay projection towards the rear or west. The rear of the house is three full stories with five bays across the cement foundation wall.

The four bay north side of the house includes the rectangular projection with shed roof towards the rear. Also on this face is an adjoining shallow two bay rectangular projection in the center which delineates the interior hall landing. The windows are two-over-two sash type throughout the house. A small frame "honey house" has been used as a home.

10. Significance: This house was built by Alexander and Annie Proctor, secondary developers of Capitol View Park. Capitol View Park was subdivided as a new community along the Metropolitan Branch of the B&O Railroad in 1887 by Mary Harr. Some lots sold, and five years later she transferred the remaining property to Alexander M. Proctor.

Proctor spent his summers in Capitol View Park, and designed homes in Forest Glen and Kensington; he later became an architect. He conveyed the property to his wife Annie, who sold a number of lots to Mary F. and Margaret L. Sewall in 1907. A house was on the property at the time of the sale. The Sewall sisters, and another sister, Hannah, lived there until 1927, selling it to Philip G. Wright, President of Brookings Institute, and his wife Elixabeth Q.S. Wright. The Wrights had three sons who entered careers of political science, genetics, and civil aeronautics. In 1937, Elizabeth, then a widow, sold the property to Charles and Leona Milton, the present owners. Dr. Milton is a geologist, and Mrs. Milton is an artist.

11. Researcher and date researched: Dianne C. Smith-9/79 Roberta Hahn  
Arch. Description12. Compiler: Gail Rothrock 13. Date Compiled: 10/79 14. Designation  
Approval

15. Acreage: 9 acres

## MARYLAND HISTORICAL TRUST

M: 31/7/12  
Capitol View Park  
Historic District  
MAGI#

## INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

**1 NAME**

HISTORIC

Sewall/Wright House

AND/OR COMMON

Milton House

**2 LOCATION**

STREET &amp; NUMBER

Beechbank

CITY, TOWN

Silver Spring

VICINITY OF

CONGRESSIONAL DISTRICT

8

STATE

Maryland

COUNTY

Montgomery

**3 CLASSIFICATION**

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE <input type="checkbox"/> MUSEUM
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> COMMERCIAL <input type="checkbox"/> PARK
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL <input checked="" type="checkbox"/> PRIVATE RESIDENCE
<input type="checkbox"/> SITE	<b>PUBLIC ACQUISITION</b>	<b>ACCESSIBLE</b>	<input type="checkbox"/> ENTERTAINMENT <input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT <input type="checkbox"/> SCIENTIFIC
	<input type="checkbox"/> BEING CONSIDERED	<input type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> TRANSPORTATION
		<input checked="" type="checkbox"/> NO	<input type="checkbox"/> MILITARY <input checked="" type="checkbox"/> OTHER

**4 OWNER OF PROPERTY**

NAME

Dr. &amp; Mrs. Charles Milton

Telephone #: 565-2330

STREET &amp; NUMBER

Beechbank

CITY, TOWN

Silver Spring

VICINITY OF

STATE, zip code

Maryland 20910

**5 LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE,

REGISTRY OF DEEDS, ETC. Montgomery County Courthouse

Liber #: 670

Folio #: 487

STREET &amp; NUMBER

CITY, TOWN

Rockville

STATE

Maryland 20850

**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE

M-NCPPC Inventory of Historical Sites

DATE

1976

☐ FEDERAL ☒ STATE ☒ COUNTY ☐ LOCALDEPOSITORY FOR  
SURVEY RECORDS

Park Historian's Office

CITY, TOWN

Rockville

STATE

Maryland 20855

**7 DESCRIPTION****CONDITION**☐ EXCELLENT☒ GOOD☐ FAIR☐ DETERIORATED☐ RUINS☐ UNEXPOSED**CHECK ONE**☐ UNALTERED☒ ALTERED**CHECK ONE**☒ ORIGINAL SITE☐ MOVED DATE \_\_\_\_\_**DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE**

This two story, square, gray shingle house is completely isolated on its nine acres off of Capitol View Avenue. It has a flat tin roof with central chimney and square cupola, and a full basement which is at ground level in the rear. The front, or east, side has a four bay porch which is presently one story but originally was two stories. There is a second floor door on the right or north leading to a deck on the roof of the present porch.

The four bay south facade has a slightly protruding three facet two story two bay projection towards the rear or west. The rear of the house is three full stories with five bays across the cement foundation wall. Included are a door to the basement and a door at the far left or north to the ground floor storage area of the small two story wing on the north side of the house.

The four bay north side of the house includes the rectangular projection with shed roof towards the rear. Also on this face is an adjoining shallow two bay rectangular projection in the center which delineates the interior hall landing. The windows here as generally throughout the house are two-over-two sash type.

The interior, with one working fireplace in the living room, is a side hall plan with four rooms on each floor including the basement. The two rear basement rooms are finished and were used as the kitchen and dining room before the present owners moved those two rooms to the first floor shortly after they moved in, in 1937.

There is a small frame house on the property, which was used from c. 1900-1938 for processing "Beechbank Honey". It has been made into a dwelling and is rented out.

CONTINUE ON SEPARATE SHEET IF NECESSARY

PERIOD		AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION	
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE	
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE	
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER	
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION	
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input checked="" type="checkbox"/> OTHER (SPECIFY) Local History	
		<input type="checkbox"/> INVENTION			

SPECIFIC DATES 1907

BUILDER/ARCHITECT

## STATEMENT OF SIGNIFICANCE

This house is important as the home of Alexander and Annie Proctor, secondary developers of Capitol View Park, subdivided as a new community along the Metropolitan Branch of the B&O Railroad.

Mary Harr purchased 123½ acres of farmland along the railroad right-of-way and subdivided it in 1887.<sup>1</sup> Five years later, some lots had been sold and houses built, and she had transferred the majority of the remaining property in Capitol View Park to Alexander M. Proctor.<sup>2</sup> Proctor spent his summers in Capitol View Park, and designed homes in Forest Glen and Kensington; he later became an architect.<sup>3</sup> After the property was conveyed to Proctor's wife Annie, she continued to sell lots in the subdivision. Annie Proctor held onto the majority of lots in Block 34 for another ten years.

In 1907, Annie Proctor sold to Mary F. and Margaret L. Sewall of Washington, D.C., 11 complete lots and parts of five others on Block 34 for \$4,000; at that time a building was on the property.<sup>4</sup> It is believed that the house was constructed not long before the transfer.<sup>5</sup>

The Sewall sisters, and another sister, Hannah, lived in Capitol View Park for a number of years, selling the property in 1927 after the death of Margaret, the marriage of Hannah, and the relocation of Mary. The new owners were Philip G., President of Brookings Institute, and his wife Elizabeth Q.S. Wright.<sup>6</sup> The Wrights also purchased a small piece of additional land from the estate of Alexander Proctor.

There were three Wright sons (Quincy the political scientist, Sewall the geneticist, and Theodore the civil aeronautics administrator and administrator at Cornell University).

In 1937 Elizabeth Wright, widow, sold the property to Charles and Leona Milton, the present owners. Dr. Milton is a geologist, and Mrs. Milton is an artist.

## FOOTNOTES:

1. Land Records of Montgomery County, Md., Plat A/9.
2. Ibid., JA31/292 (January 26, 1892).
3. Interview with Grace Smith, granddaughter of Alexander Proctor (1979).
4. Land Records, op. cit., 194/73 (May 10, 1907).
5. Assessment Records, 1900-1910.
6. Land Records, op. cit., 352/90 (February 27, 1927).

CONTINUE ON SEPARATE SHEET IF NECESSARY

**9 MAJOR BIBLIOGRAPHICAL REFERENCES**

Land and Assessment Records of Montgomery County, Maryland.

Interview with Grace Smith, granddaughter of Alexander Proctor (1979).

CONTINUE ON SEPARATE SHEET IF NECESSARY

**10 GEOGRAPHICAL DATA**

ACREAGE OF NOMINATED PROPERTY 9 acres

**VERBAL BOUNDARY DESCRIPTION**

Block 34, "Capitol View Park"; Parts of lots 25 & 36; All of lots 26-35  
45, 40, 37, 38, 39; house is on lot 28.

**LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES**

STATE

COUNTY

STATE

COUNTY

**11 FORM PREPARED BY**

NAME / TITLE

Dianne C. Smith

Roberta Hahn

Architectural Description

ORGANIZATION

Sugarloaf Regional Trails

DATE

September 1979

STREET &amp; NUMBER

Box 87

TELEPHONE

926-4510

CITY OR TOWN

Dickerson

STATE

Maryland 20753

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

The Survey and Inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

RETURN TO: Maryland Historical Trust  
The Shaw House, 21 State Circle  
Annapolis, Maryland 21401  
(301) 267-1438

M:31-7-12

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Maryland Department of Assessments and Taxation  
MONTGOMERY COUNTY  
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Account Identifier: District - 13 Account Number - 00996223

## Owner Information

Owner Name: MILTON, DANIEL J Use: RESIDENTIAL  
Principal Residence: NO  
Mailing Address: 1446 CROWELL RD Deed Reference: 1) /13259/ 491  
VIENNA VA 22182-1510 2)

## Location &amp; Structure Information

Premises Address Zoning Legal Description  
2799 BEECHBANK RD R60 PT LOT 36TO39ALL26TO  
SILVER SPRING 20910 35&45 CAP VIEW PK

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Group	Plat No:
HP53				5		34	P25	80	Plat Ref:
Special Tax Areas			Town Ad Valorem Tax Class	38					
Primary Structure Built			Enclosed Area	Property Land Area			County Use		
1890			1,968 SF	6.62 AC			111		
Stories		Basement		Type				Exterior	
2		YES		STANDARD UNIT				FRAME	

## Value Information

	Base Value	Value As Of 01/01/2001	Phase-in Assessments	
			As Of 07/01/2002	As Of 07/01/2003
Land:	220,780	255,900		
Improvements:	159,290	168,440		
Total:	380,070	424,340	409,582	424,340
Preferential Land:	0	0	0	0

## Transfer Information

Seller: CHARLES MILTON Date: 02/16/1995 Price: \$0  
Type: MULT ACCTS ARMS-LENGTH Deed1: /13259/ 491 Deed2:  
Seller: Date: 03/30/1977 Price: \$0  
Type: IMPROVED ARMS-LENGTH Deed1: / 4923/ 27 Deed2:  
Seller: Date: Price:  
Type: Deed1: Deed2:

## Exemption Information

Partial Exempt Assessments	Class	07/01/2002	07/01/2003
County	000	0	0
State	000	0	0
Municipal	000	0	0

Tax Exempt: NO  
Exempt Class:

Special Tax Recapture:

\* NONE \*

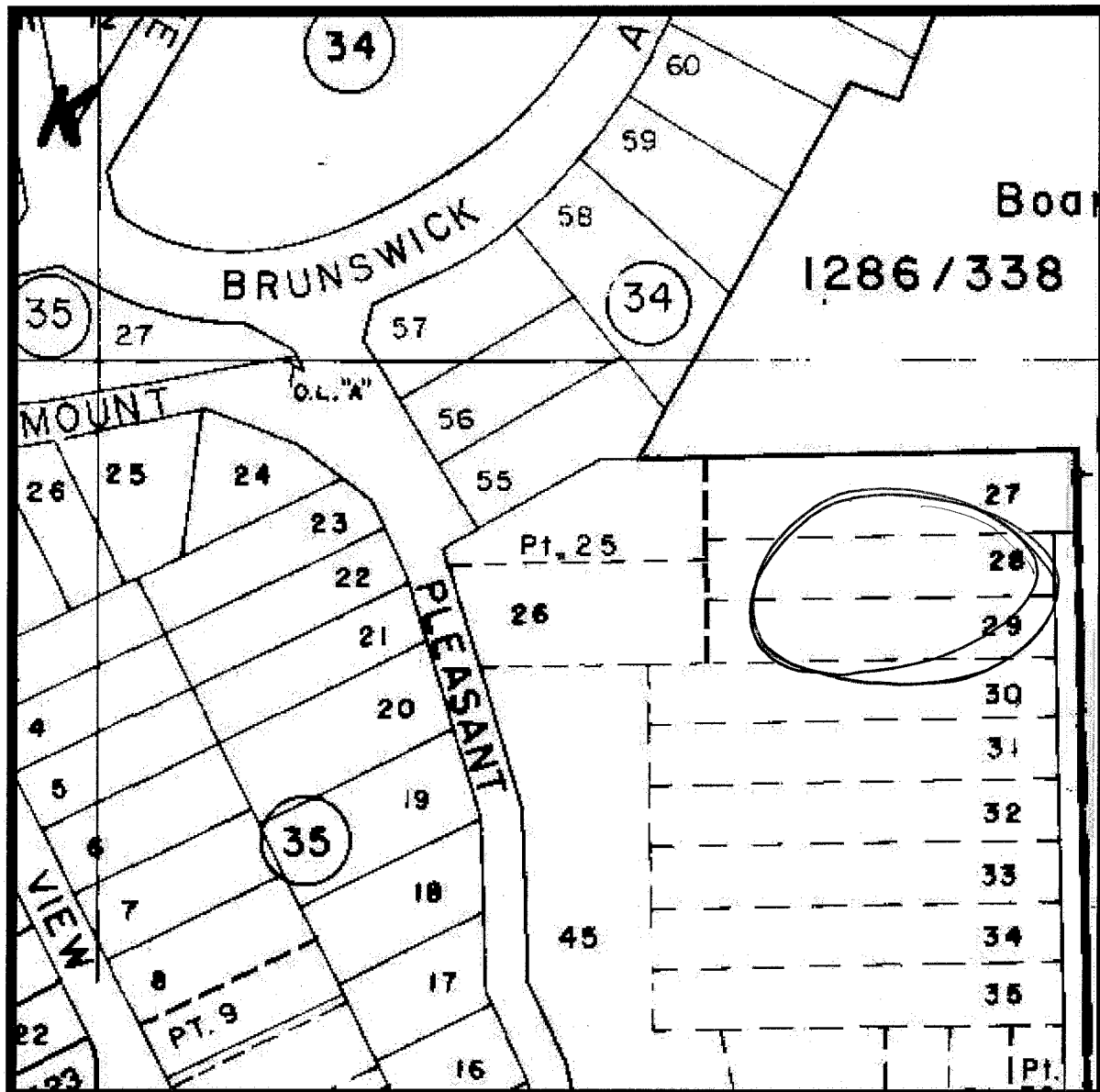
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District - 13 Account Number - 00996223



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 web site at [www.mdp.state.md.us](http://www.mdp.state.md.us)

M: 31-7-12  
Sewall-Wright House (Milton House)  
2799 Beechbank Road  
Kensington Quadrangle

